

SNAPSHOT of HOME Program Performance--As of 03/31/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	A	Overall
Program Progress:				PJs in State:	29		
% of Funds Committed	92.53 %	94.20 %	24	92.07 %	44	52	
% of Funds Disbursed	88.17 %	88.43 %	13	84.14 %	63	65	
Leveraging Ratio for Rental Activities	5.91	4.94	1	4.79	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	89.11 %	89.53 %	21	81.45 %	54	37	
% of Completed CHDO Disbursements to All CHDO Reservations***	66.87 %	70.82 %	21	69.74 %	36	36	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	89.83 %	81.97 %	7	80.97 %	80	68	
% of 0-30% AMI Renters to All Renters***	42.38 %	36.57 %	7	45.50 %	41	42	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	99.73 %	98.44 %	15	95.55 %	71	56	
Overall Ranking:			In State:	11 / 29	Nationally:	63 62	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$17,931	\$19,562		\$26,831	3,707 Units	26.10 %	
Homebuyer Unit	\$15,141	\$16,300		\$15,029	4,243 Units	29.90 %	
Homeowner-Rehab Unit	\$30,439	\$16,079		\$20,806	432 Units	3.00 %	
TBRA Unit	\$6,064	\$6,001		\$3,228	5,808 Units	40.90 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (214 PJs)

C = PJ's Annual Allocation is less than \$1 million (283 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Philadelphia PA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$124,663	\$65,735	\$32,678
State:*	\$99,408	\$40,106	\$16,286
National:**	\$96,090	\$75,663	\$23,585

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.15

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	12.1	18.9	12.0	30.0	Single/Non-Elderly:	25.0	24.2	24.1	75.0
Black/African American:	79.6	48.0	80.8	55.0	Elderly:	42.3	1.8	23.1	0.0
Asian:	0.6	1.6	0.0	0.0	Related/Single Parent:	27.3	42.4	27.3	25.0
American Indian/Alaska Native:	0.1	0.2	0.0	5.0	Related/Two Parent:	3.9	26.9	16.9	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	1.4	1.5	0.7	0.0
American Indian/Alaska Native and White:	0.1	0.0	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.1	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.3	0.3	0.2	0.0					
Asian/Pacific Islander:	0.0	3.9	0.2	0.0					
ETHNICITY:									
Hispanic	7.1	26.8	6.7	10.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	61.1	17.2	37.0	80.0	Section 8:	16.3	0.2 [#]		
2 Persons:	15.7	21.5	19.0	10.0	HOME TBRA:	5.8			
3 Persons:	11.2	29.3	18.3	10.0	Other:	31.6			
4 Persons:	6.4	19.7	13.0	0.0	No Assistance:	46.3			
5 Persons:	3.9	7.7	5.3	0.0					
6 Persons:	1.4	2.6	3.2	0.0					
7 Persons:	0.2	1.2	1.6	0.0					
8 or more Persons:	0.0	0.5	2.5	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				552

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Philadelphia State: PA Group Rank: 63
 (Percentile)
 State Rank: 11 / 29 PJs Overall Rank: 62
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 75.25%	89.11	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 50.43%	66.87	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	89.83	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 91.30%	99.73	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.340	2.06	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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